

1997-98 SESSION
COMMITTEE HEARING
RECORDS

Committee Name:

Joint Committee on
Finance
(JC-Fi)

Sample:

- Record of Comm. Proceedings
- 97hrAC-EdR_RCP_pt01a
- 97hrAC-EdR_RCP_pt01b
- 97hrAC-EdR_RCP_pt02

➤ Appointments ... Appt

➤

➤ Clearinghouse Rules ... CRule

➤

➤ Committee Hearings ... CH

➤

➤ Committee Reports ... CR

➤

➤ Executive Sessions ... ES

➤

➤ Hearing Records ... HR

➤

➤ Miscellaneous ... Misc

➤ 97hr_JC-Fi_Misc_pt06t_DPR

➤ Record of Comm. Proceedings ... RCP

➤

Joint Finance

16.515/16.505

14 Day Passive
Reviews

7/25/97 —

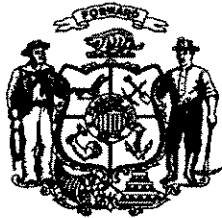
12/4/97

DNR - Land Purchase
8/7/97

THE STATE OF WISCONSIN

SENATE CHAIR
BRIAN BURKE

Room 302H
P.O. Box 7882
Madison, WI 53707-7882
Phone: (608) 266-8535



ASSEMBLY CHAIR
SCOTT JENSEN

315-N Capitol
P.O. Box 8952
Madison, WI 53708-8952
Phone: (608) 264-6970

JOINT COMMITTEE ON FINANCE

Monday, August 11, 1997

Secretary George Meyer
Department of Natural Resources
101 S. Webster Street
P.O. Box 7921
Madison, WI 53707-7921

Dear Secretary Meyer:

This letter is to inform you that members of the Joint Committee on Finance have reviewed your request dated July 22, 1997, pursuant to s. 23.0915(4) Stats., concerning the proposed 1.78 acre land purchase from the State Medical Society of Wisconsin.

No objections to this request have been raised. Accordingly, the request has been approved.

Sincerely,

A handwritten signature in black ink, appearing to read 'Brian Burke'.

BRIAN BURKE
Senate Chair

A handwritten signature in black ink, appearing to read 'Scott R. Jensen'.

SCOTT R. JENSEN
Assembly Chair

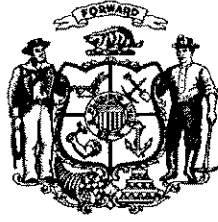
cc: Members, Joint Committee on Finance
Jay Huemmer, Department of Administration
Bob Lang, Legislative Fiscal Bureau

BB:SJ;jt

THE STATE OF WISCONSIN

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JOINT COMMITTEE ON FINANCE

MEMORANDUM

To: Members
Joint Committee on Finance

From: Senator Brian Burke
Representative Scott Jensen
Co-Chairs, Joint Committee on Finance

Date: July 22, 1997

Re: 14 Day Passive Review/Land Purchase

Attached is a copy of a request from Secretary George Meyer regarding a proposed 1.78 acre land purchase from the State Medical Society of Wisconsin in the amount of \$380,000. This request is pursuant to s. 23.0915(4), Stats., which requires the Department of Natural Resources to notify the Joint Committee on Finance of all stewardship projects in excess of \$250,000.

Please review this item and notify **Senator Burke** or **Representative Jensen** no later than **Thursday, August 7, 1997**, if you have any questions about this request or would like the Committee to meet formally to consider it. If no objections are heard by that date, the request will be approved.

Also, please contact us if you need further information.

BB:SJ:jc



State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

Tommy G. Thompson, Governor
George E. Meyer, Secretary

Box 7921
101 South Webster Street
Madison, Wisconsin 53707-7921
TELEPHONE 608-266-2621
FAX 608-267-3579
TDD 608-267-6897

Honorable Brian Burke
Member State Senate
Lower Level, Room 1
119 Martin Luther King Jr. Blvd.
Madison, WI 53707-7882

Brian

Dear Senator Burke:

The Department is notifying you as co-chair of the Joint Committee on Finance of a proposed grant to the City of Madison for \$380,000 for the acquisition of a parcel of land in the City of Madison. This notice is pursuant to s. 23.0915 (4), Stats., which requires the Department to notify the Joint Committee on Finance of Stewardship projects of \$250,000 or more in cost. The land is being acquired for the extension of Olin - Turville Park located along Wingra Creek and Lake Monona. There are sufficient funds appropriated to complete the purchase.

Attached please find a summary of the project as well as maps and copies of the project plan.

I certify that this request for consideration meets all applicable state and federal statutes, rules, regulations and guidelines. This certification is based upon a thorough and complete analysis of this request.

Please notify Paul Heinen at 266-2120 of the date which the Joint Committee on Finance has scheduled a review of the proposed grant. Unless notified otherwise, the Department will proceed with awarding a grant 14 days after the Committee has scheduled a review of the proposed grant. If you need additional information, please contact Duane Hofstetter at 266-5891 who is available to answer any questions you may have regarding this matter.

Thank you for your consideration.

Sincerely,

George

George E. Meyer
Secretary

cc: Members, Joint Committee on Finance
Legislative Fiscal Bureau

**PROJECT SUMMARY
PROPOSED URBAN RIVERS GRANT TO CITY OF MADISON
FOR PROPERTY ACQUISITION (MEDICAL SOCIETY)
APRIL 2, 1997**

1. Parcel Description

Owner:

State Medical Society of Wisconsin

Location:

The 9 parcels are located on Madison's South side about 1 mile southwest of the Capitol square just off John Nolen Drive.

Number of Acres:

77,835 square feet or 1.78 acres

Purchase Price:

Total state grant cost share for phase I: \$380,000. *(NOTE: This is the first phase of a 3 phase acquisition project.)*

Interest:

Purchase in fee

Improvements:

The purchase area originally included 7 residences and 2 commercial parcels. The improvements have been removed by the seller except for one residence which will be rented until July 1997, and then removed.

Land Description:

The property includes 700 feet of Lake Monona shoreline. The area rises steeply from Lake Monona to a wooded knoll at its Northeast corner, then drops gradually to a flat area abutting John Nolen Drive in its southwest corner. The vegetation is mature woodland on the knoll, with secondary woodlands, planted landscaping and lawns on remainder.

Zoning:

R-5 General Residence District.

Present Use:

The land is presently open space with the exception of one residence which will remain until July 1997 and then be removed.

Proposed Use:

This property offers the opportunity for natural areas, trails, shoreline fishing, boating facilities, picnic sites and general open space.

2. Project partners:

City of Madison

3. Timing:

The City obtained a Waiver of Retroactivity December 12, 1995. Retroactivity allowed the City of Madison to purchase the Medical Society land before signing a grant agreement and still maintain its eligibility to compete for grant funding.

The city completed all requirements in accordance with state guidelines for preparation of appraisals and relocation assistance as required in the waiver of Retroactivity. The appraisal was certified March 28, 1996.

The property was purchased by the City of Madison from the Medical Society February 28, 1996.

4. Finances:

The purchase price for the 9 parcels is \$803,048.61 for 77,835 square feet or 1.78 acres.

The grant is being based upon 50% of the value of land with improvements.

Note: This grant may only be made for \$380,000 as state statutes cap Urban River grants at 20% of the available funds in any fiscal year. (20% of \$1,900,000)

5. Justification:

- a) Criteria used to determine grant eligibility is set forth in the enabling legislation of the Urban Rivers Grant Program s. 30.277(2) and promulgated in chapter NR 50.22.

Criteria in NR 50.22(6) include:

"The project satisfies a relevant statewide or department district priority need identified in the statewide comprehensive outdoor recreation plan needs analysis." *YES (The project is supported by the State Comprehensive Outdoor Recreation Plan (SCORP) 1991-96 in high priority activities including hiking, walking, running, fishing, non-specific outdoor enjoyment for the region as well as statewide)*

"The project preserves land listed on the natural heritage inventory or restores or preserves an area with significant historical or cultural value." *YES (Property is included in the Natural Heritage Inventory, species found (plant) Adlers Tongue)*

"The project supports other federal, state or local natural resource management or pollution control lands or projects." *YES (Dane County Parks & Open Space Plan)*

"The project implements elements of approved water quality plans." *YES (Yahara-Monona Priority Watershed Project Plan)*

"The project continues land acquisition in an urban rivers project that was previously approved by the department." *YES (Turville Point using the Metro Aid Program)*

"The project is within a designated scenic urban waterway under s. 30.275, Stats." *NO*

"The project restores enhances or preserves natural resource values and environmental quality within the river corridor." *YES (Returns hardsurfaced lands to a greenspace)*

"The project provides and enhances diverse outdoor natural resource related recreation opportunities for all segments of the population. Appropriate outdoor recreation opportunities include, but are not limited to fishing, wildlife observation, enjoyment of scenic beauty, canoeing, boating, hiking and bicycling." *YES (Expands an existing park along the Wingra Creek.)*

"The project improves access to the riverfront for all segments of the population." *NO (Acquisition does not have shoreline frontage but is adjacent to a Olin & Turville Park which is located on Wingra Creek.)*

"The project has substantial community support, including financial support." *NO (No private sector service or business organizations involved in funding)*

"The project involves a joint effort by 2 or more local units of government." *YES (Dane County Open Space recommendation, Wisconsin Department of Natural Resources Yahara-Monona Priority Watershed Project Plan)*

"The project has significant potential for increasing tourism." *YES (Will support Monona Terrace)*

"The project has significant potential benefits to the overall economy of the local unit of government." *NO*

"The project has significant aesthetic value." *YES (Will remove buildings. Optimum views of state capital and City of Madison Skyline.)*

The City of Madison met 10 of the 14 criteria used to evaluate Urban River Projects.

- a) The project is supported by the State Comprehensive Outdoor Recreation Plan (SCORP) 1991-96 in high priority activities including hiking, walking, running, fishing, non-specific outdoor enjoyment for the region as well as statewide.

Dane County's Comprehensive Outdoor Recreation Plan (CORP) includes acquiring and preserving wetlands and adjacent uplands and shoreline along lakes, streams, creeks, their headwaters and springs as well as woodland areas and areas of significant topography as policy #6 of their 1996-2000 Plan.

The City of Madison Comprehensive Outdoor Recreation Plan (CORP) 1991-1996 and their new plan both recommend objectives of preserving the lakes as a "natural feature" and protecting lake waters, shorelines and associated wetlands from development activities that would increase lake pollution or adversely affect the lakes spawning grounds, fish or aquatic life. The plan also recommends protecting the

visual beauty by restricting lake shore development that would tend to dominate or disrupt the continuity of the shoreline.

- b) The property is in a key location. It provides open space connection between Wingra Creek and Lake Monona which is blocked by shoreline development at the mouth of the creek. The land links together several recreation trails as they traverse Madison's lake shore parks.
- c) This parcel and the previously acquired Olin-Turville Park join to make a major Aquatic Park in close proximity to Law Park and the Monona Convention Center. The population for the City of Madison is 200,814 with Dane County's population at 398,233. The location of this area near the State Capitol and the new Convention Center will open it up for use by Convention attendees as well as tourists in addition to residents.

6. Appraisals:

Appraisal #1 - This appraisal has been certified by Department Review Appraiser 3-28-96.

Appraiser: John D. Rolling (private appraiser)

Valuation Date: February 23, 1995

Appraised Value: \$803,048.61 or \$451,150.90 per acre

Highest and Best Use: Residential

Type of Report: Summary and Addendum

Appraisal #2 - This appraisal was rejected due to errors and discrepancies.

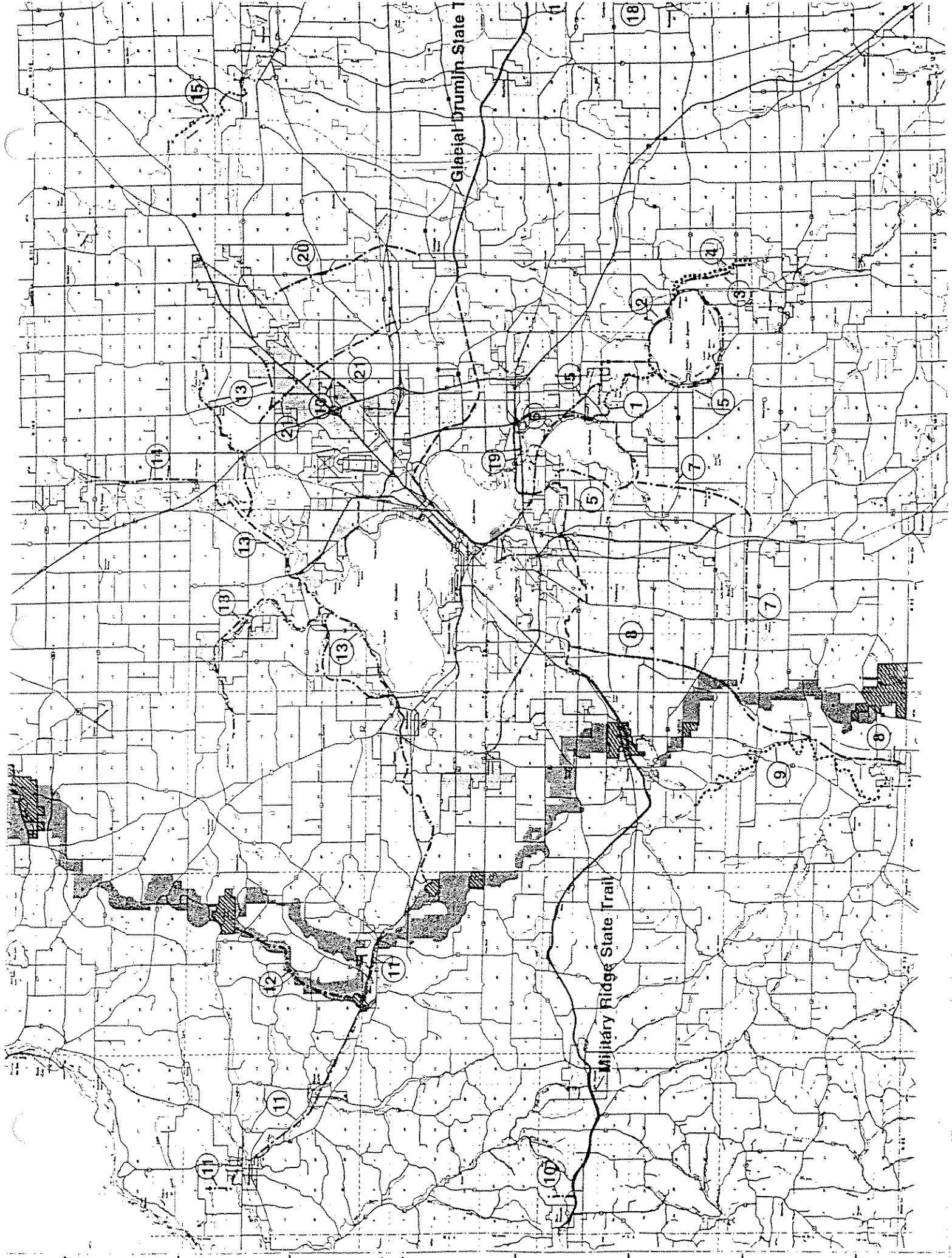
Appraiser: John Hill (private appraiser)

Valuation Date: August 1995

Appraised Value: \$837,647 or \$470,588.24 per acre

Highest & Best Use: Residential

Type of Report: Summary Report



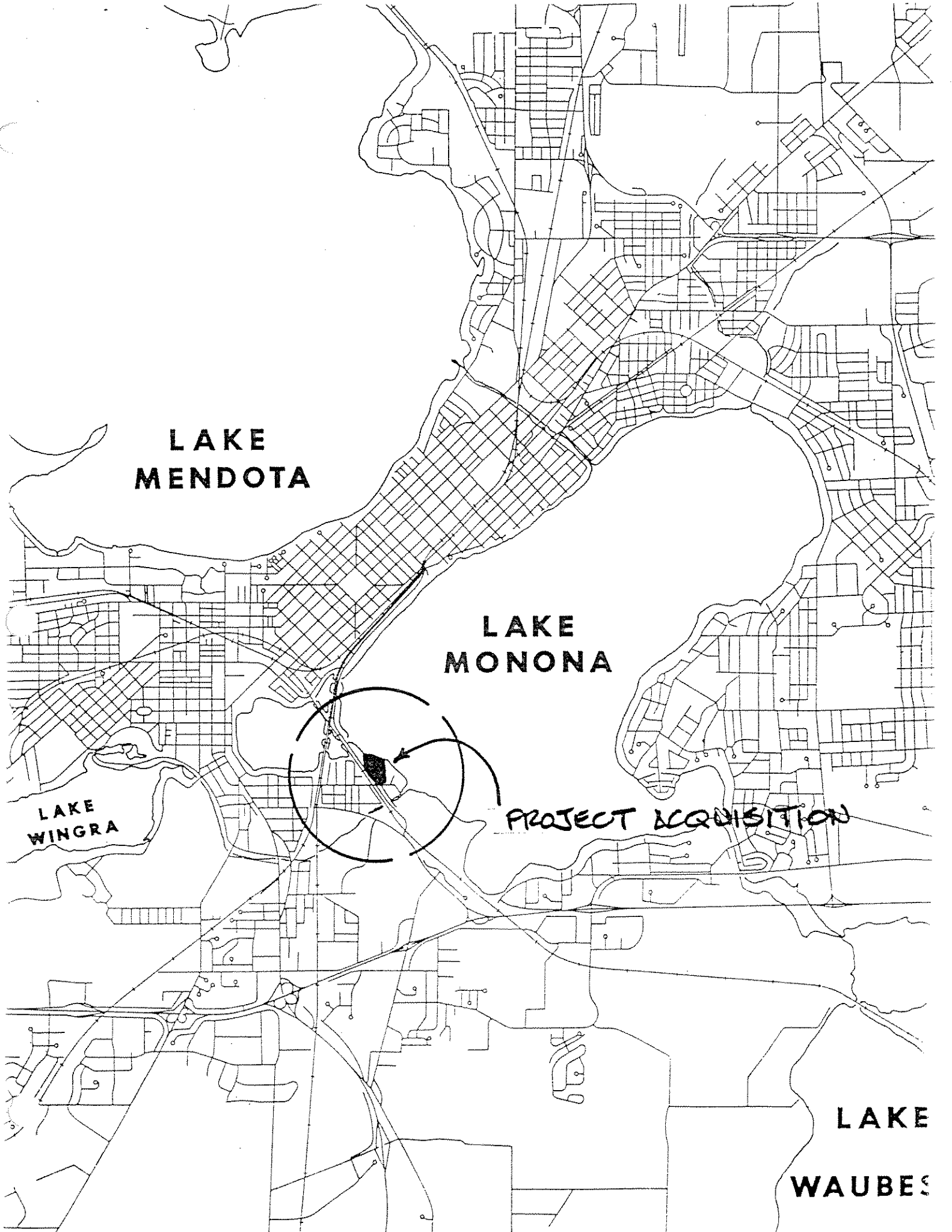
**LAKE
MENDOTA**

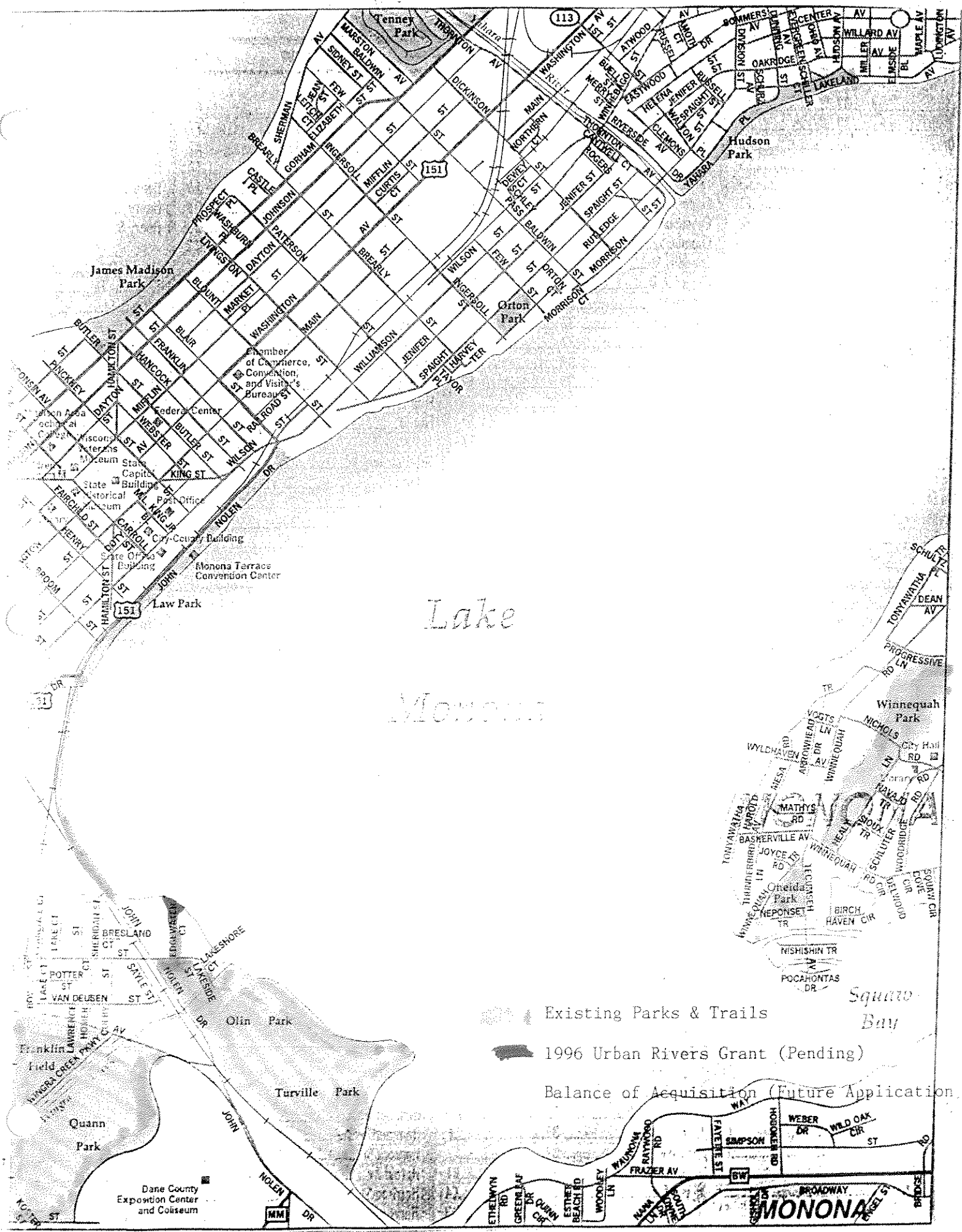
**LAKE
MONONA**

**LAKE
WINGRA**

PROJECT ACQUISITION

**LAKE
WAUBESA**





Lake

Monona



Existing Parks & Trails



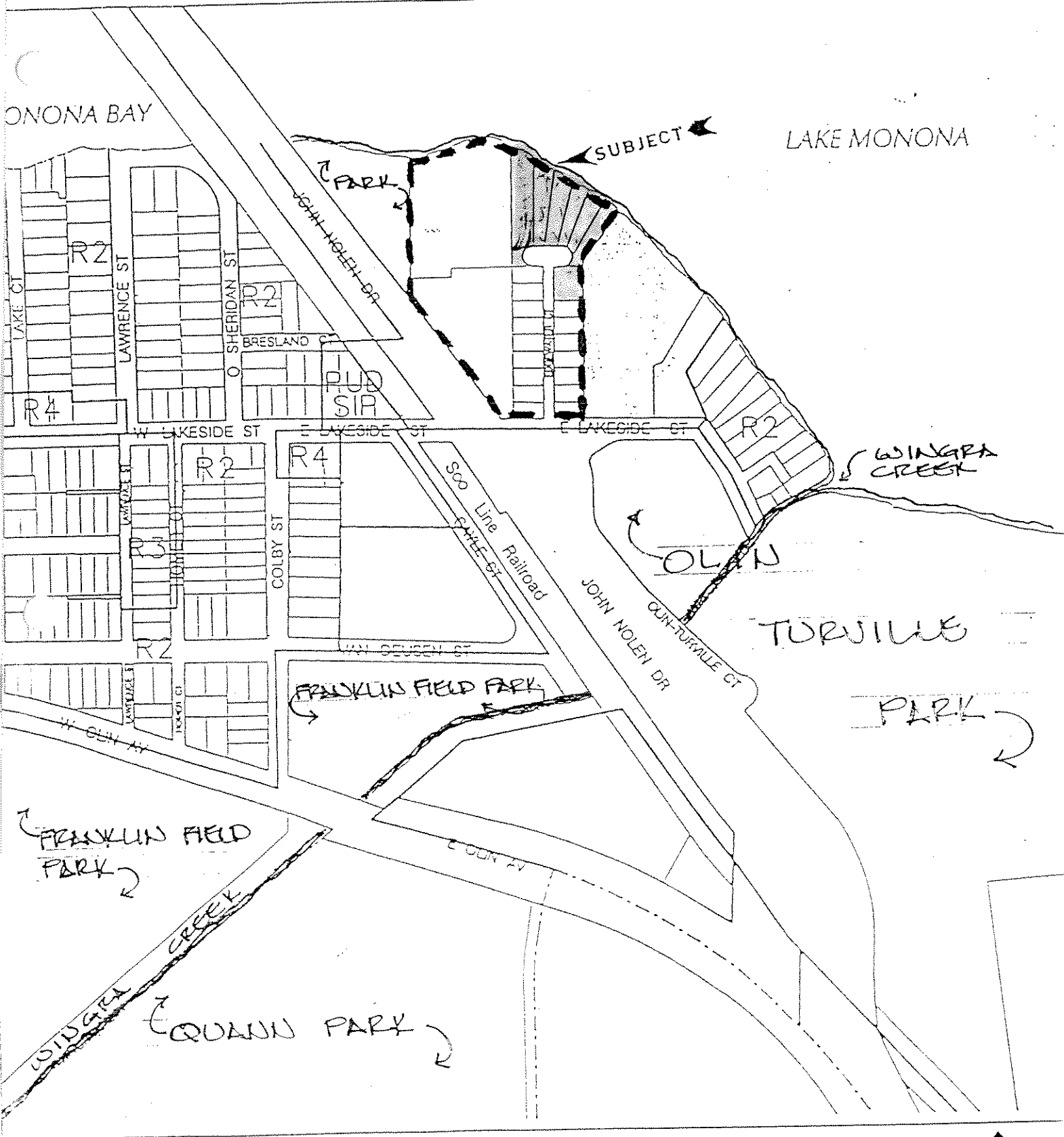
1996 Urban Rivers Grant (Pending)

Balance of Acquisition (Future Application)

Square Bay

MONONA

TATE MEDICAL SOCIETY SITE



200 - 300 EAST LAKESIDE STREET



SCALE



5

1" = 400'